

Financial Review – Board of Directors Meeting

Grand Panama Beach Resort

Reporting Period: May 1 – June 12, 2026

1. Cash Position

As of June 12, 2026, the Association's total cash balance is \$3,462,421, including \$261,580 in operating funds and \$3,200,842 in reserve funds.

The operating fund represents approximately 6.3% of annual expenses

3. Delinquency

Total owner receivables are \$104,651. The majority of delinquencies are aged over 90 days, totaling \$67,453.

The Association carries \$127,926 in prior-year balances, although there has been a net improvement in 2026 receivables.

The delinquency rate is approximately 3.2% of annual assessments, which is considered relatively low.

Key Takeaway: Collections performance is stable; however, older delinquencies require continued attention.

4. Cash Activity

Beginning operating balance was \$194,642. Owner payments totaled \$243,076 during the period.

Disbursements and other activity totaled \$176,139, and reserve contributions were \$88,000.

The ending operating balance is \$261,580.

Key Takeaway: Cash flow is positive, supporting both operations and reserve funding.

Overall Financial Summary

Delinquency is controlled, but older balances remain a concern.

Cash flow is positive, supporting operations and reserve contributions.